

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Marion

Single-Family Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	3	4	+ 33.3%	41	41	0.0%
Closed Sales	3	3	0.0%	45	43	- 4.4%
Median Sales Price*	\$889,000	\$1,400,000	+ 57.5%	\$775,000	\$850,000	+ 9.7%
Inventory of Homes for Sale	19	23	+ 21.1%	--	--	--
Months Supply of Inventory	4.3	5.4	+ 25.6%	--	--	--
Cumulative Days on Market Until Sale	49	100	+ 104.1%	45	51	+ 13.3%
Percent of Original List Price Received*	95.4%	91.8%	- 3.8%	97.3%	96.3%	- 1.0%
New Listings	11	5	- 54.5%	58	61	+ 5.2%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

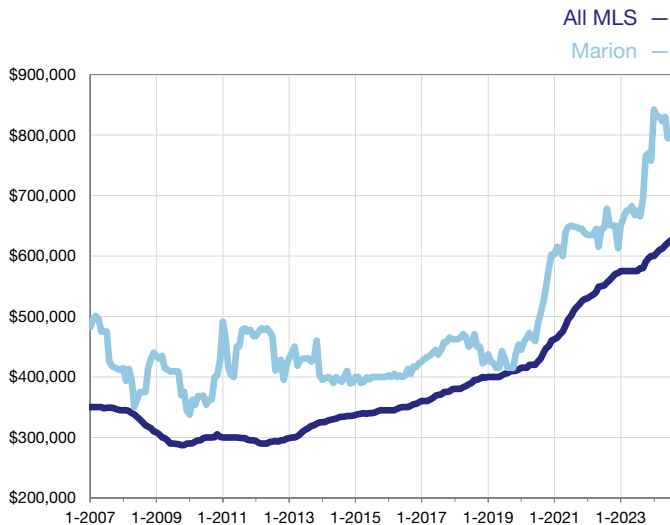
Condominium Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	0	--	2	2	0.0%
Closed Sales	0	1	--	1	2	+ 100.0%
Median Sales Price*	\$0	\$262,500	--	\$950,000	\$506,250	- 46.7%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	24	--	105	410	+ 290.5%
Percent of Original List Price Received*	0.0%	95.5%	--	65.5%	94.6%	+ 44.4%
New Listings	0	0	--	2	1	- 50.0%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation

